

8K6326PG213

TRANSFER  
TAX  
PAID

44-102  
+  
44-92

WARRANTY DEED

Statutory Short Form

027197

I, **Mark A. Bard** of Winslow, Kennebec County, State of Maine, for consideration paid, grant and convey to **The Grant Family Trust**, of 8425 Bahamas Road, Fort Myers, Florida 33908, with Warranty Covenants, the real estate described as follows:

Certain lots or parcels of land situated in Waterville, County of Kennebec and State of Maine, with the buildings and improvements thereon, more particularly bounded and described as follows, to wit:

PARCEL I: Beginning at an iron pipe sunk in the ground in the northerly line of Elm Court at its intersection with the westerly line of land, now or formerly of one Gilbert; thence running along the northerly line of said Elm Court westerly forty-nine and thirty hundredths (49.30) feet to an iron pipe sunk in the ground; thence running northerly seventy-three and fifty hundredths (73.50) feet to a post; thence running easterly thirty-seven and thirty hundredths (37.30) feet to an iron pipe sunk in the ground in the westerly line of said Gilbert land; thence running southerly along the westerly line of said Gilbert land seventy-two and thirty hundredths (72.30) feet to the point of beginning.

PARCEL II: Beginning at an iron pin sunk in the ground in the northerly line of Elm Court and the southeasterly corner of land now or formerly of Bernard Fortin; thence running northerly on the easterly line of said Fortin's land seventy-two and thirty hundredths (72.30) feet to an iron pipe sunk in the ground; thence running easterly in a straight line about fifty (50) feet to an iron pipe sunk in the ground at the northwesterly corner of land now or formerly of Orison Cross; thence running southerly in the westerly line of said Cross land seventy-one and ten hundredths (71.10) feet to an iron pipe sunk in the ground in said northerly line of said Elm Court; thence running westerly along said northerly line of said Elm Court fifty (50) feet to the point of beginning; together with a right of way in common with others over and along said Elm Court.

Also, another lot in said Waterville, County of Kennebec and State of Maine, more particularly bounded and described as follows, to wit:

Beginning at an iron pin on the north side of land now or formerly of the Waterville Housing Authority, and which is located eighty-one and twenty hundredths (81.20) feet from the southeasterly corner of land now or formerly of Renald Cloutier as acquired in a deed from Rudolph A. Landry et al dated August 6, 1974 and recorded in the Kennebec County Registry of Deeds in Book 1754, Page 76, which point is on the west line of Belmont Avenue; thence N 57° 30' W a distance of fifteen and ninety-six hundredths (15.96) feet to an iron pin marking the northwesterly corner of land now or formerly of Waterville Housing Authority and the northeasterly corner of land now or formerly of Raymond Clukey; thence continuing N 57° 30' W a distance of fifty-two and eighty hundredths (52.80) feet to an iron pin set on the east line of Western Court; thence N 36° 01' E along the easterly side of Western Court, a distance of thirty-nine and eighty-one hundredths (39.81) feet to an iron pin; thence continuing northeasterly and easterly along a curved line, representing an extension of Western Court to Elm Court to an iron pin in the south line of Elm Court; thence S 57° 05' 18" E a distance of forty-two and eighty-one hundredths (42.81) feet along the south line of Elm Court to an iron pin; thence S 33° 10' 11" W a distance of fifty-nine and forty-one hundredths (59.41) feet to the point of beginning.

Being a portion of the premises acquired by Mark A. Bard by Warranty Deed from Philip S. Bard and Jacqueline L. Bard dated August 21, 1998 and recorded in the Kennebec County Registry of Deeds in Book 5713, Page 44.

44-102

+  
4492

WITNESS my hand and seal this 19<sup>th</sup> day of October, 2000.

Signed, Sealed and Delivered  
in the presence of:

William P. Dubord

Mark A. Bard  
Mark A. Bard

STATE OF MAINE  
COUNTY OF KENNEBEC

Dated: October 19<sup>th</sup>, 2000

Then personally appeared the above named Mark A. Bard and acknowledged the foregoing instrument to be his free act and deed.

Before me,

William P. Dubord

Notary Public

Print

Name: \_\_\_\_\_

WILLIAM P. DUBORD

Attorney At Law

Notary Public

My Commission Expires 6/26/2001



RECEIVED KENNEBEC SS.

2000 OCT 23 AM 9:00

ATTEST: Theresa Rust Maine  
REGISTER OF DEEDS